

051.A

Map

0003

Block

0012.0

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised: 692,200 /

USE VALUE: 692,200 /

ASSESSed: 692,200 /

Total Card /

Total Parcel

692,200

692,200

692,200

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No

Alt No

Direction/Street/City

86

SUMMER ST, ARLINGTON

Unit #:

C12

Owner 1: KASSLER ELIZABETH H TRUSTEE

Owner 2: ELIZABETH H KASSLER REV TRUST

Owner 3:

Street 1: 86 SUMMER ST #C12

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02474

Type:

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

102

0.000

692,200

692,200

Total Card

0.000

692,200

692,200

Total Parcel

0.000

692,200

692,200

Source: Market Adj Cost

Total Value per SQ unit /Card: 320.31

/Parcel: 320.31

Legal Description

User Acct

230603

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Insp Date

05/07/18

!14567!

PREVIOUS OWNER

PREVIOUS ASSESSMENT

Owner 1: KASSLER ELIZABETH H -

Owner 2: -

Street 1: 86 SUMMER ST #C12

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02474

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

102

FV

692,200

0

.

692,200

Year end

12/23/2021

2021

102

FV

680,200

0

.

680,200

Year End Roll

12/10/2020

2020

102

FV

668,100

0

.

668,100

668,100

Year End Roll

12/18/2019

2019

102

FV

652,400

0

.

652,400

652,400

Year End Roll

1/3/2019

2018

102

FV

594,400

0

.

594,400

594,400

Year End Roll

12/20/2017

2017

102

FV

534,000

0

.

534,000

534,000

Year End Roll

1/3/2017

2016

102

FV

534,000

0

.

534,000

534,000

Year End

1/4/2016

2015

102

FV

512,200

0

.

512,200

512,200

Year End Roll

12/11/2014

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

KASSLER ELIZABE

73368-305

2

9/30/2019

Convenience

1

No

No

KALAMATIANOS JO

56885-392

5/20/2011

505,000

No

No

KALAMATIANOS JO

56151-195

12/27/2010

Convenience

1

No

No

KALAMATIANOS JO

56151-191

12/27/2010

Convenience

1

No

No

GORNSTEIN ERIC

46054-507

9/8/2005

529,975

No

No

SANZO STEPHEN

40582-429

8/22/2003

485,000

No

No

MODERN CONTINEN

33110-497

6/22/2001

404,900

No

No

4

Building Permits

Activity Information

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

11/8/2010

2261

Manual

8,500

BUILD STORAGE AREA

Date

Result

By

Name

5/7/2018

Measured

DGM

D Mann

2/5/2002

Inspected

PM

Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Influ

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

102

Condo

0

Sq. Ft.

Site

0

0.

0.00

6065

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

Undisplayed Areas:
GLA: 2161
WWDK: 270

1st Res Grid	Desc: Line 1										# Units	1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs: 4		BRs: 2		Baths: 2		HB 1					

Exterior:		No Unit	RMS	BRS	FL
Interior:		1	4	2	1
Additions:					
Kitchen:					
Baths:					
Plumbing:					
Electric:					
Heating:		Totals			
General:		1	4	2	

SUB AREA DETAIL

	Parcel ID	Type	Date	Sale Price
Av\$/SQ:		AvRate:		Ind.Val
Juris. Factor:	1.00	Before Depr:	291.88	
Special Features:	0	Val/Su Net:	284.74	
Final Total:	692200	Val/Su SzAd	320.31	

[illegible][illegible]

Make:		Model:		Serial #		Year:		Color:	
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PARCEL ID 051.A-0003-0012.0

[illegible]

AssessPro Patriot Properties, Inc

